LOT 32 BLOCK 5 UNIT 23 THREE RIV
958-1531, 977-144, 982-1616, CT

BECHTEL MINAKO
16439 SE 71ST TRL
LAKE BUTLER, FL 32054-5752

2027

00-00-00-01438-132

BUILDING CHARACTERISTICS

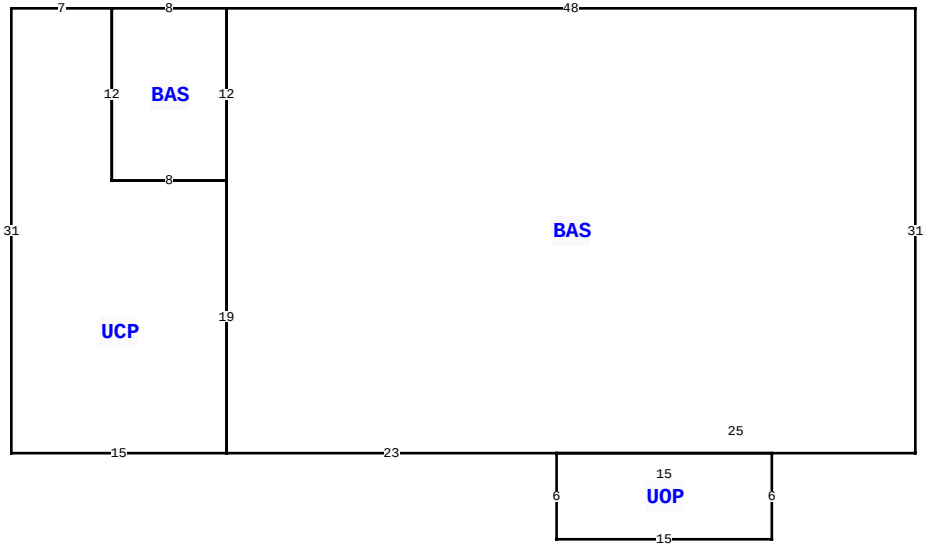
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.23	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	96	100		96	5,789
BAS	1,488	100		1,488	89,737
UCP	369	20		74	4,463
UOP	90	25		22	1,327
TOTALS	2,043			1,680	101,317

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,680	117.9000	109.65	184,212	2003	2003	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1584 HX Base Yr



285 SW TEXAS LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0294	SHED WOOD/	0	0	12	12	144.00	UT	14.00	14.00	100	2006	2006	3	100	2,016	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	101,317
TOTAL MARKET OB/XF VALUE	10,316
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	135,633
SOH/AGL Deduction	13,038
ASSESSED VALUE	122,595
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	122,595
TOTAL JUST VALUE	135,633
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	136,723

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20752	M H	125	05/29/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1029/2236	10/28/2004	QC	Q	I	01	100
GRANTOR: RONALD FRANK BECHTEL						
GRANTEE: RONALD FRANK & MINA						
1029/0503	10/14/2004	WD	Q	I		59,000
GRANTOR: YORKTOWN FUNDING						
GRANTEE: RONALD FRANK BECHTE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 BAS= W8 S12 E8 N12$ S12 UCP= W8 N12 W7 S31 E15 N19$ S19 E23 UOP= S6 E15 N6 W15$ E25 N31$.

LAND DESCRIPTION

TOTAL OB/XF 10,316

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	0		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 11/28/2016 BY DF Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/17/2026 BY SYS